

EVALUATION OF PROPOSED NEEDS PROJECT
LOGAN COUNTY

REPORT PREPARED BY:
SCHOOL BUILDING AUTHORITY OF WEST VIRGINIA

DECEMBER 2015

PROJECT ABSTRACT

Logan County requests SBA funding in the amount of up to \$6,500,000 and will be providing \$6,050,144 in local funds for a total of \$12,550,144. These funds will be used for the construction of a new 2 – 4 Elementary School at the West Chapmanville Elementary site. The new facility will allow the closure of the East Chapmanville Elementary School. West Chapmanville will house all East and West PK-1 grade students. Should this project be funded, the existing Chapmanville East Elementary will close.

INTRODUCTION

This evaluation was performed by the SBA staff at the request of the School Building Authority of West Virginia. The Needs Project Review Summary Sheet provided by Logan County for the affected building(s) was reviewed and incorporated into this report.

After reviewing these documents, an on-site review was performed on September 29, 2015 with Mr. David Sneed and Mr. Ben Ashley, SBA; Superintendent Phyllis Doty, Junior Amburgy and Mark Adkins of Logan County Schools, to review the submitted information and to verify the severity of need for this project in relation to all other projects.

All affected facilities were visited by the SBA staff and the interior and exterior conditions of each facility were examined. Photographs are provided within this report.

THE PROPOSED PROJECT

Logan County proposes the construction of a new Chapmanville Elementary at a cost of \$12,550,144. This project is part of the current comprehensive educational facilities plan and would affect 749 students and address numerous health and safety issues. This building does meet the economies of scale guidelines. The 8th year enrollment for Chapmanville Elementary School is projected to be 770. No annual savings is expected as a result of this project. A cost avoidance of \$1,784,100 is expected as a result of this project. The educational environment will improve as a result of this new facility. Once completed, adequate space for projected enrollment will be provided in the new facility. Student travel time will be affected by this project.

EXISTING BUILDING EVALUATION

Chapmanville East Elementary School

- Grade Configuration: PK-4
- Number of Classrooms: 19
- 2nd Month Enrollment: 337
- Program Utilization: 72%
- Site Size: 5 acres
- Site Access: Limited
- Site Adequacy: Inadequate
- Parking Adequacy: Inadequate
- Building sq/ft: 27,500
- Number of Additions: 1
- HVAC System: Gas/Fair
- Restroom Facilities: Inadequate
- Food Service Facilities: Adequate
- On-site Review Conducted:
 - Fire Safety Deficiencies Yes
 - Sanitation Reports Yes
 - State Board of Risk/Insurance Yes
 - DNR Yes
- Overall Condition of the Building: Poor

EXISTING BUILDING EVALUATION

West Chapmanville Elementary School

- Grade Configuration: PK-4
- Number of Classrooms: 22
- 2nd Month Enrollment: 412
- Program Utilization: 82%
- Site Size: 6 acres
- Site Access: Limited
- Site Adequacy: Adequate
- Parking Adequacy: Limited
- Building sq/ft: 28,200
- Number of Additions: 2
- HVAC System: Gas/Adequate
- Restroom Facilities: Adequate
- Food Service Facilities: Inadequate
- On-site Review Conducted:
 - Fire Safety Deficiencies Yes
 - Sanitation Reports Yes
 - State Board of Risk/Insurance Yes
 - DNR Yes
- Overall Condition of the Building: Good

PROJECT STATUS

Listed below are project activities that have been completed to date.

- Logan County has worked with the SBA staff to establish a preliminary budget and program of spaces for this project, and are currently in the process of hiring an architect to provide design services.

PROJECT COMMENTS

- Should this project be funded, the existing portables Chapmanville East Elementary School and all portable buildings at this site will close. The existing West Chapmanville Elementary School will be reconfigured to serve PK-1, and the new 2 – 4 facility will be built adjacent/attached to West Chapmanville Elementary School.

COUNTY'S PROPOSED FINANCE PLAN

	County Proposal
SBA Funds	\$ 6,500,000
Local Funds	\$ 6,050,144
PROJECT TOTAL:	\$12,550,144

Bonding Capacity: \$75,278,370 **Available Bonding Capacity:** \$75,278,370
Excess Levy Capacity: \$12,476,211 **Available Levy Capacity:** \$ - 0 -

HISTORY OF SBA FUNDING

NEEDS PROJECT(S)

- | | | |
|-----------------------------|------------------------|----------------------------|
| • Net: | \$ 3,797,594.49 | New Chapmanville HS |
| • Need: | \$36,188,510.76 | New Man ES/MS |
| • MIP: | \$ 659,949.32 | New Logan MS |
| • Emergency: | \$ - 0 - | |
| • School Safety: | \$ 721,094.88 | |
| • Total Allocations: | \$41,367,149.45 | |